



City of Tucson - Quarterly Critical Project Status Report

Second Quarter, FY2003: October - December

Focus Area: Downtown

Strategies for the Year

Aggressively manage downtown's redevelopment through partnering efforts with public and private organizations and individuals active in the downtown.

Provide a highly "amenitized" urban center focused on the proposed entertainment experience area on Congress Street from Church Avenue to 4th Avenue, linked with the Tucson Convention Center and its adjoining proposed new Civic Plaza.

Leverage private leadership and investment in downtown through targeted public investment.

Project Name	Description	Accomplishments For Quarter	Projections for Next Quarter
Rio Nuevo Phase 1 Infrastructure and land sale.	Select an engineering consultant to design two subdivision plats and roads. Obtain approval on the final plats and begin construction of the roads this fiscal year. Sell blocks through a Request For Proposal process.	Subdivision plat approved by mayor and Council on Oct 7. Oct 14 Mayor and Council approved the Rio Nuevo and Downtown Overlay Zone. Dec 9 Mayor and Council approved Housing Development Zone. Menlo Park Housing meeting on Dec 14, 2002.	Feb 2003 RFP for Blocks 1,2 and 9
Rio Nuevo Civic Plaza Attractions RFP/ IGA	Prepare RFP/ IGA/ contract for Theatres, Science Museum, Cultural Centers, commercial projects and infrastructure.	Feasibility study for U of A Science Center initiated with Ralph Applebaum and Associates / Lord Consulting.	06/30/2003 Review draft feasibility report on Science Center with U of A. Report to RNCAC, Rio Nuevo Board and Mayor and Council.
Downtown Tucson Intermodal Center	The Downtown Tucson Intermodal Center is a phased project that includes facilities for transportation elements in the eastern end of the downtown area. Passenger trains, inter-city bus service, intra-city bus service, historic trolley, bicycle, pedestrian, shuttle services, rental cars, and parking facilities will all be accommodated. The project also includes retail Restaurant, office space, parking and a transportation museum. The project is scheduled to be completed in phases, with completion of the depot building in the fall of 2003	Contractor is completing lead paint abatement on historic windows, demolition on roof to improve structure, and other interior demolition of raised concrete slabs.	Phase 2 construction Notice to Proceed issued 01/07/03. Completion of depot building (public areas and shell space) by 10/03. Completion of out buildings by 01/04.
New TCC Ticket Office	Construct Ticket Office on east side of facility. First construction project necessary for Rio Nuevo Project. This project also combines project #386 (facility upgrades). Grand Ballroom recarpeting and lighting upgrades to the Arena and Music Hall are included.	Plans check and permit process finalized. Bid accepted. Construction on schedule (began 10/4/02). 01/13/03 – Sign Code waiver approved by Mayor and Council.	Construction to be completed.
100 Little Things	Begin making physical improvements to targeted areas on Congress and elsewhere downtown, using a variety of funding sources from existing programs.	Back to basics awards made, contract awarded for Scott Avenue design (DOT project), Congress Street discussions underway with owners. Met with all outside agencies to review programs/activities. TDA to lead event coordination/orchestration.	Implement back to basics for downtown, complete design for W. Congress streetscape with property owners; commence design for Scott Avenue. Work with outside agencies to coordinate activities for Fall, 2002
Fox Theatre	Restoration of the Historic Fox Theatre on Congress St.	Dec 9, 2002 Mayor and Council approved the Development Agreement and Lease with the Fox Theatre	02/28/Transfer of ownership to the Rio Nuevo District.